

**BOARD OF ZONING APPEALS AGENDA  
FEBRUARY 24, 2009**

NOTICE IS HEREBY GIVEN pursuant to Sect. 18-110 of the Zoning Ordinance that, at a meeting to be held in the Board Room, Government Center Building, 12000 Government Center Parkway, February 24, 2009, the Board of Zoning Appeals will hold a public hearing on the following applications at the time indicated. At the said public hearing any and all interested persons will be given an opportunity to express their views regarding the application. If you desire to be placed on the speakers' list, or to check on whether the status of the public hearing has changed, call the Zoning Evaluation Division at 324-1280. The following information is a descriptive summary only of the application. Interested parties may review the application or pick up a copy of the staff report at the Zoning Evaluation Division of the Department of Planning and Zoning, 12055 Government Center Parkway, Suite 801. In addition, copies of the staff report are available at the office of the member of the Board of Supervisors in whose district the application property is located. ADA: Reasonable accommodation is available upon 7 days advance notice. For additional information on ADA call (703) 324-1334 (TTY 711 Virginia Relay Center).

**MATTERS PRESENTED BY BOARD MEMBERS**

- 9:00 A.M.      SNSA, INC. D/B/A FAST EDDIE'S BILLIARD CAFE, SPA 95-V-031-03 Appl. under  
CD              Sect(s). 4-803 of the Zoning Ordinance amend SP 95-V-031 previously approved for  
Admin.        billiard hall to permit the addition of a dance hall. Located at 6220 Richmond Hwy. on  
Moved to      approx. 2.84 ac. of land zoned C-8, CRD and HC. Mt. Vernon District. Tax Map 83-3 ((1))  
4/14/09 at     22C and 22D. (Admin. moved from 1/13/09 at appl. req.)  
appl. req.
- 9:00 A.M.      CHRISTOPHER AND LISA SMITH, SP 2008-MV-107 Appl. under Sect(s). 8-922 of the  
SC              Zoning Ordinance to permit reduction of certain yard requirements to permit construction of  
Approved     additions 6.0 ft. from side lot line. Located at 8319 Cedardale Dr. on approx. 12,525 sq. ft.  
of land zoned R-3. Mt. Vernon District. Tax Map 102-4 ((6)) (4) 18 (Concurrent with VC  
2008-MV-008).
- 9:00 A.M.      CHRISTOPHER AND LISA SMITH, VC 2008-MV-008 Appl. under Sect(s). 18-401 of the  
SC              Zoning Ordinance to permit greater than 30 percent minimum rear yard coverage. Located  
Decision     at 8319 Cedardale Dr. on approx. 12,525 sq. ft. of land zoned R-3. Mt. Vernon District.  
Deferred to   Tax Map 102-4 ((6)) (4) 18 (Concurrent with SP 2008-MV-107).  
3/3/09
- 9:00 A.M.      JOHN SPANOS AND ERMIONE SPANOS, SP 2008-MA-093 Appl. under Sect(s). 8-914  
SC              and 8-923 of the Zoning Ordinance to permit reduction to minimum yard requirements to  
Approved-   permit dwelling to remain 10 ft. from side lot line, accessory storage structure to remain .25  
In-Part       ft. from side lot line and 6.3 ft. from rear lot line and accessory structure to remain .9 ft.  
from side and rear lot lines and to permit fence greater than 4 ft. in height to remain in front  
yard. Located at 3303 Clearwood Ct. on approx. 20,421 sq. ft. of land zoned R-2. Mason  
District. Tax Map 60-2 ((37)) 32. (Admin. moved from 1/27/09 at appl. req.)

- 9:00 A.M. JOSH T. WILLIAMS III AND LYNN S. WILLIAMS, SP 2008-PR-104 Appl. under Sect(s). 8-914 and 8-922 of the Zoning Ordinance to permit reduction to minimum yard requirements based on errors in building locations to permit dwelling to remain 15.2 ft. from one side lot line and 13.6 ft. from other side lot line, accessory storage structure to remain 0.5 ft. from one side lot line and accessory storage structure to remain 2.7 ft. from other side lot line, accessory structure to remain 16.8 ft. and deck to remain 9.9 ft. from side lot line and to permit reduction of certain yard requirements to permit construction of a second story addition 15.2 ft. from one side lot line and 13.6 ft. from other side lot line. Located at 2950 Fairhill Rd. on approx. 12,000 sq. ft. of land zoned R-1. Providence District. Tax Map 49-3 ((6)) 69. (Admin. moved from 2/10/09 at appl. req.) (Deferred from 1/27/09 for ads)
- DH  
Approved
- 9:00 A.M. PAT ALGER, SP 2008-MV-106 Appl. under Sect(s). 8-922 and 8-923 of the Zoning Ordinance to permit reduction of certain yard requirements to permit construction of accessory structure 10.3 ft. from side lot line and to permit fence greater than 4.0 ft. in height to remain in the front yard. Located at 8918 Jameson St. on approx. 21,889 sq. ft. of land zoned R-1. Mt. Vernon District. Tax Map 106-2 ((5)) 50.
- DH  
Approved
- 9:00 A.M. GOVIND JAGANNATHAN, SP 2008-SU-108 Appl. under Sect(s). 8-922 of the Zoning Ordinance to permit reduction of certain yard requirements to permit construction of addition and decks 10.0 ft. from side lot line. Located at 2797 Madison Meadows La. on approx. 36,009 sq. ft. of land zoned R-1. Sully District. Tax Map 36-4 ((29)) 4.
- DH  
Approved
- 9:00 A.M. TRUSTEES OF RESTON PRESBYTERIAN CHURCH, SPA 82-D-047-02 Appl. under Sect(s). 3-E03 of the Zoning Ordinance to amend SP 82-D-047 previously approved for church and private school of general education to permit child care center, building additions and site modifications. Located at 10610 Sunset Hills Rd. on approx. 4.99 ac. of land zoned R-E. Dranesville and Hunter Mill Districts. Tax Map 18-3 ((1)) 6. (Admin. moved from 3/18/08, 4/15/08, 5/13/08, 7/15/08, 9/16/08, 11/4/08, and 12/16/08 at appl. req.)
- SJ  
Admin.  
Moved to 3/24/09 at appl. req.
- 9:30 A.M. 4300 EVERGREEN LANE CORPORATION AND WASHINGTON BAPTIST SEMINARY, A 2007-MA-011 Appl. under Sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that the appellants have established a college/university use on property in the C-3 District without special exception approval and without a valid Non-Residential Use Permit in violation of Zoning Ordinance provisions. Located at 4300 Evergreen La. On approx. 38,885 sq. ft. of land zoned C-3. Mason District. Tax Map 71-2 ((2)) 13. (Admin. moved from 7/10/07, 9/18/07, 11/27/07, 2/12/08, 4/1/08, 6/10/08, and 11/4/08 at appl. req.)
- DWH  
Admin.  
Moved to 7/14/09 at appl. req.

**JOHN F. RIBBLE III, CHAIRMAN**